



# TENNESSEE REAL ESTATE News-Journal

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## Almany Completes Terms on TREC

Frances W. Almany served as a Commissioner from August 1995 to January 2006 as a real estate professional member from middle Tennessee. She was elected to six one-year terms as vice-chairman and as chairman from July of 2003 until July 2004.

Almany, owner and President of Almany Realtors in Hendersonville, has actively participated in a number of changes in real estate licensure during her tenure as Commissioner. A member of the TREC and TAR Joint Task Force for Education, she was instrumental in having the Course for New Affiliates become a pre-license course. Re-



Frances Almany

quiring this course prior to licensure provides new licensees with  
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mers while attending college, he had varied job experiences including work on the family dairy farm and work at the Venus Pencil Company, Heil-Quaker Company and the ASC Reporter. Following graduation, he was a classroom teacher with the Bedford County Board of Education, teaching biology and science. He was active in the Bedford County, Tennessee and National Associations of Education. In 1967, Collins obtained his real estate, auctioneer and insurance licenses and currently is the principal broker of the firm Grover Collins Real Estate and Auctioneers in Lewisburg.

Community involvement is of great interest to Collins, who has been a Director and past President of the Lewisburg Rotary Club, Lieutenant Governor of Kiwanis Kentucky-Tennessee and former member of the Upper Duck River Development Agency. He is also active in the Southern Middle Tennes-

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## Grover Collins Appointed to TREC



Commissioner Grover Collins

Governor Phil Bredesen appointed Grover C. Collins of Lewisburg to the Real Estate Commission in December 2005. Commissioner Collins fills a Real Estate Practitioner position from middle Tennessee.

Collins, a native of Tennessee, attended Verona Elementary School and Marshall County High School. He received his Bachelor of Science Degree and Master of Teaching Science Degree from Middle Tennessee State University. During sum-

## TREC Spring 2006 Seminars Scheduled Across State

TREC Seminars will be conducted in the Spring of 2006 across the state. Two hours of Continuing Education Credit will be awarded to all licensees who attend one of the seminars. Topics discussed will include: license renewal for licenses expiring 12-31-06; staggered expiration dates of licenses; education requirements for license renewal; law and rule changes; and risk reduction. There will be ample time set aside for questions from attendees. No reservations are required and there is no fee for attending these seminars.

Please see the following schedule and plan to attend one of these seminars.

City/Place	Date	Time	Place
Pickwick State Park	April 26, 2006	2:00PM – 4:00 PM	Inn – Conference Center
Hendersonville	May 5, 2006	10:00 AM - Noon	35 Executive Park Dr. Unit B
Nashville	May 9, 2006	9:00 AM – 11:00 AM 1:00 PM – 3:00 PM	4540 Trousdale Drive
Chattanooga	May 11, 2006 May 12, 2006	2:00PM – 4:00 PM 9:00 AM – 11:00 AM	3501 Amnicola Hwy.
Lewisburg	May 16, 2006	10:00 AM – Noon	Columbia State Community College 980 S. Ellington Prkwy - Room 122
Cumberland Mountain State Park	May 17, 2006	11:00 AM – 1:00 PM	Restaurant Building - Room C
Sevierville	May 18, 2006	9:00 AM – 11:00 AM	1109 Glennhill Lane
Knoxville	May 18, 2006 May 19, 2006	2:00 PM – 4:00 PM 9:00 AM – 11:00 AM	609 Weisgarber Road
Gray	May 24, 2006	10:00 AM – Noon	105 Tri City Business Park Drive
Morristown	May 25, 2006	9:00 AM – 11:00 AM	400 North Henry St.
Murfreesboro	May 26, 2006	10:00 AM – Noon	311 Butler Drive
Martin	May 30, 2006	2:00 PM – 4:00 PM	UT Martin – Wayne Fisher Dr. Boling University Center Room 111
Jackson	May 31, 2006	9:00 AM – 11:00 AM	935 – B Old Humboldt Rd.
Memphis	June 1, 2006 June 2, 2006	2:00 PM – 4:00 PM 9:00 AM – 11:00 AM	6393 Poplar Ave.

### Almany Completes Terms on TREC Continued from Page 1

education concerning the actual day to day practices of a real estate licensee before actually providing real estate services. In 2005, she strongly supported the Commission's approval of distance learning for both affiliate and broker pre-licensing courses. She also served on the Board of Directors for the Association of Real Estate License Law Officials (ARELLO) 2004-2005 and headed the local arrangements committee for the

### ARELLO regional meeting in the Summer of 2005.

Almany's participation in community service includes serving on the Board of Workforce Essentials, a private nonprofit corporation, which provides employment training to businesses and opportunities for job seekers in nine Tennessee counties and at Ft. Campbell. She is a life member of Awards of Excellence for both the Greater Nashville Association of REALTORS and the Sumner Association of REALTORS.

### Grover Collins Appointed to TREC Continued from Page 1

see and Tennessee Association of REALTORS, and has served as president of the local association and Division II Vice President of TAR. Commissioner Collins brings with him a wealth of information concerning the real estate profession and will be a great asset to the Commission.

**Please check your license expiry date. It can be found in the lower left hand corner of your wall license.**

## Disciplinary Actions

### NOVEMBER 2005

**GERALD F. HARKINS**  
**Lic. No. PB16309**  
**Memphis, TN**

Mr. Harkins was assessed a civil penalty of \$1,000.00 for failure to preserve records.

### DECEMBER 2005

**MARK E. LONSWAY**  
**Lic. No. BR220945**  
**Franklin, TN**

Mr. Lonsway was assessed a civil penalty of \$1,000.00 for failure to disclose adverse facts.

### JANUARY 2006

**THOMAS CANNON, SR.**  
**Lic. No. BR58578**  
**Chattanooga, TN**

Mr. Cannon was assessed a civil penalty of \$1,500.00 for improper dealings.

**ROBERT LEEDY**  
**Lic. No. BR219044**  
**Sevierville, TN**

Mr. Leedy was assessed a civil penalty of \$1,000.00 for improper dealings.

**HELEN S. BLACK**  
**Lic. No. BR280222**  
**Sevierville, TN**

Ms. Black was assessed a civil penalty of \$500.00 for failure to exercise reasonable skill and care.

**TAMMY DAMRON**  
**Lic. No. PB258935**  
**Spencer, TN**

Ms. Damron was assessed a civil penalty of \$300.00 for improper dealings.

**VARALLO**  
**INVESTMENT**  
**PROPERTIES**  
**Lic. No. F255562**  
**Nashville, TN**

Principal Broker James E. Varallo was assessed a \$500.00 civil penalty for failure to maintain an escrow account.

**RAM PARTNERS, LLC**  
**Lic. No. F258865**  
**Atlanta, GA**

The company was assessed a civil penalty of \$56,500.00 for unlicensed activity. The company has since obtained a Tennessee Real Estate Firm license.

### FEBRUARY 2006

**JULIANNE BORDEN**  
**Lic. No. AF282194**  
**Clarksville, TN**

Following a default formal hearing before the Commission, Ms. Borden's real estate license was revoked for improper conduct and a \$25,000.00 civil penalty was assessed.

## Renewal 2006 - Let the Staggering Begin

For all licensees whose current licenses expire 12-31-06, the end result of the license renewal process this fall will be a little different than in the past. Historically, all renewed licenses were issued for 2 years and all the newly issued certificates had expiration dates which were exactly two years from the expiration dates on the old certificates (12/31/even numbered year). Beginning with the license renewal this fall, expiration dates of all licenses will be staggered. The staggering of license expiration dates is being accomplished in order to provide a more even flow of service to licensees. When 44,000 individuals renew their licenses all at one time, there is a huge inflow of mail to the TREC office over an approximate 3 month period. It has been determined if license renewal occurred every month, the inflow of renewal materials will be reduced to approximately 2000 per month every month of the year. Every licensee will need to keep up with their renewal deadline. More information will be provided in later newsletters.

### NOTICE TO ALL PRINCIPAL BROKERS

Principal Brokers are responsible for directly supervising all advertising. See 1260-2-.12(d) ADVERTISING, on page 61 of the TREC Manual. All advertising regardless of its nature or the medium must include the firm name and firm phone number.

Failure to comply with this rule will result in disciplinary action.

You can help avoid disciplinary action by making sure all of your affiliated licensees understand this requirement. In addition, contact your local publications representative and inform them of the requirement so that they will be aware of the minimum requirements of advertising by a real estate licensee.

## Tennessee Real Estate Commission

500 James Robertson Parkway, Suite 180  
Nashville, TN 37243-1151

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Editor: KATHY M. RIGGS, PH.D.,  
Education Director

## TREC Phone Menu

The six options are as  
follows:

1. General Information
2. Licensing
3. Complaints
4. Education
5. Administration
6. If you know the  
name of the staff member  
you are calling

"The Tennessee Department of Commerce and Insurance is committed to principles of equal opportunity, equal access, and affirmative action." Contact the EEO Coordinator or ADA Coordinator (615) 741-1328, for TDD 615-741-6276



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**TREC Contact Information:**  
(615) 741-2273 or 1-800-342-4031  
[www.state.tn.us/commerce/boards/trec](http://www.state.tn.us/commerce/boards/trec)  
**Personnel & Areas of Responsibility**

### Licensing Section:

Patricia Appleton	Kamelia Gergis
Hester Curtis	Dorris O'Brien
Kim Dorris	Willetta Page
Gil Dyer	Karen Patton
Rachel Fowler	Richard Thomas
Dennis Hodges	

### Support Section:

Kathy Kenny  
Sue Kerley  
Christy Smith  
Paula VanBuren  
Linda Wolfert

### Complaint Section:

Conell House

### Administrative Section:

Susan Lockhart  
Bruce Lynn  
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Betsy Bowman  
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Errors & Omissions Insurance Contractor  
for 2005 - 2006:

### RICE INSURANCE SERVICES COMPANY, LLC

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Web: [www.risceo.com](http://www.risceo.com)